



7 Mill Green

Doagh, Ballyclare, BT39 0PH



Offers over £157,500



Nest Estate Agents are pleased to bring to market this beautifully presented first-floor apartment, perfectly suited to first-time buyers or those looking to downsize. Located on the outskirts of Ballyclare in the charming village of Doagh, this spacious home boasts high ceilings, a bright and airy open-plan lounge and kitchen, and two generously sized bedrooms – including a master with ensuite. A modern main bathroom, private balcony, allocated parking, and lift access all add to the appeal. Within walking distance of local shops and public transport links, this property offers convenient, low-maintenance living in a quiet yet accessible location.

HALL 17'9 x 3'6 (5.41m x 1.07m)

Tiled flooring.

LIVING ROOM/KITCHEN 25'8 x 21'6 (7.82m x 6.55m)

Range of high and low level high gloss units with contrasting granite worktops. Integrated stainless steel sink unit with drainer and mixer taps. Integrated oven and grill. Integrated electric hob. Integrated extractor fan. Integrated dishwasher. Tiled splashback. Tiled flooring. Leading to balcony.

Access to storage.

STORAGE 1'11 x 4'8 (0.58m x 1.42m)

BEDROOM 1 15'4 x 9'9 (4.67m x 2.97m)

ENSUITE 5 x 7'5 (1.52m x 2.26m)

White suite comprising fully enclosed corner shower. Low flush W/C. Semi pedestal wash hand basin with mixer taps. Heated chrome towel rail. Tiled walls. Tiled flooring.

BEDROOM 2 11'3 x 9'9 (3.43m x 2.97m)

BATHROOM 8'9 x 7'4 (2.67m x 2.24m)

White suite comprising paneled bath with mixer taps and overhead shower. Low flush W/C. Semi pedestal wash hand basin with mixer taps. Heated chrome towel rail. Tiled flooring. Tiled walls.

OUTSIDE

Allocated parking space.

Lift access.

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given.

Do you need a mortgage to finance the property? Contact Nest Mortgages on 02893 438092.

Our agents are always on hand to answer any property queries and provide a friendly service, thinking about selling your home? We provide free, no obligation valuations- contact us via email hello@nestestateagents.com or telephone 028 9343 8090.



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
Northern Ireland			Northern Ireland		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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